BOOK 5985 PAGE 173

IN THE CHANCERY COURT FOR WILLIAMSON COUNTY, TENNESSEE

BOOK 430 PAGE 920

LINDA RICKETTS KNOBLER )
)
)
)
VS. ) NO. 14668
)
)
)
DONALD GAY KNOBLER )

FILED _____
ENTERED 12-30-82
JANICE W. JORDAN
CLERK AND MASTER

Map-118-5 117-12-51
Par-204-
142-4-A Par 107-Co

ORDER

This cause came to be heard on the 30th of December, 1982 before the Honorable Denmark Bell, Chancellor for the Williamson Chancery Court, upon the Plaintiff's motion to declare title, statements of counsel for both parties and the entire record, from all of which the Court finds that title to the real estate shall be held in the name of the Clerk and Master for Williamson County, Tennessee since the property has been custodia legis from the date of the Final Divorce Decree. The Court further finds that counsel for both parties should be awarded a lien judgment against the proceeds deposited with the Clerk and Master.

IT IS HEREBY ORDERED, ADJUDGED AND DECREED THAT title to the real property be and hereby is divested out of Donald G. Knobler and wife, Linda R. Knobler and vested solely in Janice Jordan, Clerk and Master for Williamson County, Tennessee or her successors in fee simple to the following described real estate:

Parcel No. 1: Being Lot No. 1 on the Plat of Morriswood Subdivision of record in Plat Book 4660, page 89, Register's office for said County.

18-5-204

Said Lot 1 fronts 87.50 feet on the east margin of Lealand Lane and extends back 137.39 feet on the north line and 145.53 feet on the south line, to a line on the rear on which it measures 70 feet.

C. Tate, Sr.

Being the same property conveyed to Donald G. Knobler by Deed from Wilson/ Dorothy G. Tate of record in Book 5404, page 393, Register's office for Davidson County, Tennessee.

Parcel No. 2: Being Unit No. 107 in a Horiz ontal Property Regime located on the Plat of BELLE FOREST, of record in Book 5200, page 167, Register's Office for Davidson County, Tennessee, to which reference is hereby made.

142-4-A-107-Co

Being the same property conveyed to Donald G. Knobler and wife, Linda R. Knobler, by Deed from Thomas C. Scott, Trustee, of record in Book 5502, page 286. said Register's Office.

8299 12/30 21.00

STATE OF TENNESSEE
WILLIAMSON COUNTY
I, THE UNDERSIGNED CLERK & MASTER, DO HEREBY CERTIFY THIS TO BE A TRUE COPY OF THE ORIGINAL OF THIS INSTRUMENT FILED IN THIS CAUSE.

Janice W. Jordan
JANICE W. JORDAN, Clerk & Master

Parcel No. 3: Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of the Resubdivision of Lots. Nos. 1 and 2 of the Hawthorne Subdivision of record in Book 5210, page 51, Register's Office for said County, described as follows:
Beginning on the easterly margin of Belmont Boulevard at the corner of the Nos. 1 and 2; thence with the line between said 2 lots easterly 195.71 feet; thence northerly 134.5 feet to the southerly margin of Clifton Avenue; thence with the same westerly 163.7 feet to the beginning of a curve; thence around said curve having a radius of 25 feet southwesterly 36.22 feet to the easterly margin of Belmont Boulevard; thence with the same southerly 128.5 feet to the beginning.

117.12-51

Being the same property conveyed to Donald G. Knobler and wife, Linda Knobler, by deed from O.H. Mason and wife, Dorothy B. Mason by record in Book 5365, page 782, Register's Office for Davidson County, Tennessee.

This conveyance is subject to a 10-feet easement for public utility purposes along the easterly line of said lot, 20-foot minimum building setback from Clifton, 75-foot minimum building setback line from Belmont Boulevard and conditions of Owner's Certificate of record in Book 5210, page 51, Register's Office for said County.

IT IS FURTHER ORDERED that title vested in the Clerk and Master of Williamson County, Tennessee pursuant to this Order be held subject to the existing purchase money mortgages properly recorded against said real estate.

IT IS FURTHER ORDERED that the Clerk and Master be and hereby is instructed to record this instrument in the Office of the Register of Deeds for Davidson County, Tennessee and Williamson County, Tennessee .

IT IS FURTHER ORDERED that the Clerk and Master of Williamson County, Tennessee be and hereby is instructed to sell the above described real estate in a commercially reasonable manner at a fair market value and shall hold the net proceeds from said sale until further orders of the Court. The Clerk and Master is further instructed to request the assistance of counsel of record for both parties in effectuating the sale of the real property described above.

IT IS FURTHER ORDERED that counsel of record for the Plaintiff, Carol L. McCoy, and counsel of record for the Defendant, H. William Scott, III, be and hereby are granted and awarded a lien for their respective attorney's fees against the sale proceeds held by the Clerk and Master of Williamson County, Tennessee in this cause, the amount of each attorney's lien to be declared by the Court upon the submission of affidavits filed by each attorney.

Attached hereto as an Exhibit A is the Final Divorce Decree dated July 15, 1981 and Order of December 23, 1981.

ENTERED THIS THE 30th DAY OF DECEMBER, 1982.

I W Denmark

CHANCELLOR DENMARK BELL

APPROVED FOR ENTRY:

Carol L. McCoy

Carol L. McCoy, Attorney for Plaintiff

H. William Scott

H. William Scott, III, Attorney for Defendant

Certified Copy Mailed to: Donald G. Knobler
11700 Audelia Road, Apt. 1213
Dallas Texas 75243
December 30, 1982

BOOK 5985 PAGE 175 BOOK 430 PAGE 922

IN THE CHANCERY COURT FOR WILLIAMSON COUNTY, TENNESSEE

FILED _____
ENTERED 7-15-81
JANICE W. JORDAN
Clerk and Master

LINDA RICKETTS KNOBLER )
)
VS. ) NO. 14,668
)
DONALD GAY KNOBLER )

FINAL DIVORCE DECREE

This cause came to be heard on the 19th of June, 1981, before the Honorable Henry Denmark Bell, Chancellor for Williamson County, Tennessee, upon the original Complaint for Divorce, Answer and Counter-Claim, the testimony of the parties and their witnesses, and the entire record, from all of which the Court finds that the Plaintiff, Linda Ricketts Knobler, is entitled to a divorce from Donald Gay Knobler on the grounds of cruel and inhuman treatment. The Court found in its Memorandum of law as follows:

M E M O R A N D U M

In this case the defendant Don Knobler throughout the pleadings and the trial insisted that he desires a reconciliation. The Court is satisfied that Don Knobler does desire a reconciliation and that he believes that reconciliation is possible. Plaintiff Linda Knobler's position is that she has made earnest efforts over the years to accommodate to Don Knobler's personality and thereby hold the family together but that she can no longer cohabit with Don Knobler and maintain a semblance of emotional and mental well being.

The testimony of Linda Knobler, corroborated by several witnesses, was that Don Knobler has, as a matter of habit, verbally abused and debased her in private and has on a number of occasions embarrassed and humiliated her in the presence of others, and that his course of conduct has rendered further cohabitation unsafe for her mental and physical health. This state of facts makes an award of an absolute divorce upon grounds of cruel and inhuman treatment appropriate under the circumstances.

It should perhaps be observed that, in the opinion of the Court, Don Knobler has not treated his wife cruelly out of malice but that he has acted according to his nature. He is a man of enormous energy and aggressive personality who presents the appearance of total self confidence. He appears to be a perfectionist who expects others,

including his wife and children, to perform according to standards specified by him. Don Knobler has been successful in his business activities and has abundantly provided for his wife and children. If Linda Knobler had a more flaccid personality or weaker character, this might have been a satisfactory 19th century marriage with the husband totally dominating his wife. Such is not the case. Linda Knobler is a person of more than ordinary competence. Don Knobler, in his testimony, conceded that "if she had to do it" she was competent to manage his real estate investments. A friend of her youth characterized her premarital personality as "spunky".

It is possible that at some future time there might be a successful remarriage of these parties. For the present and foreseeable future the Court is satisfied that it is necessary that the matrimonial ties be severed. This having been done, it is devoutly to be hoped that they can work together to create a comfortable atmosphere for the children and to ameliorate, to the extent possible, the harm that has been done by the competition for the children's allegiance.

The Court is satisfied that custody of the children should be awarded to Linda Knobler. The Court is aware that the two boys have expressed a preference to live with Don Knobler. In view of their expressed preference and their ages and interests, the Court believes Linda Knobler should give serious consideration to permitting the two boys to continue to stay predominantly with Don Knobler for the time being and perhaps, on a trial basis, for the next school semester.

Now that the divorce and custody issues have been determined the Court is of the opinion that it would not be appropriate for the Court to make further orders, except as hereinafter set out, until the particular living arrangements for the children have been made and until the parties have had an opportunity to agree upon division of property, alimony and child support. Unless otherwise agreed by the parties Linda Knobler will retain the right of exclusive possession of the parties' home pending further orders.

Solicitor for plaintiff will prepare and submit a Decree in accordance herewith.

This Memorandum will be filed and made a part of the record in this case but need not be copied upon the minutes.

This 2nd day of July, 1981.

/s/ Judge Bell

IT IS HEREBY ORDERED, ADJUDGED AND DECREED THAT Linda Ricketts Knobler shall be and hereby is awarded an absolute divorce from Donald Gay Knobler on the grounds of cruel and inhuman treatment and restored to all the rights of a single person.

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IT IS HEREBY ORDERED THAT Linda Ricketts Knobler shall be and hereby is awarded custody of the parties' three minor children.

It is the opinion of the Court that all further Orders be reserved until particular living arrangements for the children have been made and until the parties have had an opportunity to agree upon division of the property, alimony and child support, and unless otherwise agreed by the parties, Linda Ricketts Knobler shall retain the right of exclusive possession of the parties' home pending further orders.

ENTERED THIS 15th DAY OF JULY, 1981.

JUDGE HENRY DENMARK BELL

APPROVED FOR ENTRY:

CAROL L. McCOY
Attorney for Plaintiff
P. O. Box 3138
Nashville, TN 37219

cc: Mr. J. L. Thompson
Attorney for Defendant
Suite 105
4525 Harding Road
Nashville, TN 37205

July 9, 1981.

H 2 3 7 1 1 7

T. IDENTIF. REFERENCE

Dec 30 12 51 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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IN THE CHANCERY COURT OF WILLIAMSON COUNTY, TENNESSEE

AT FRANKLIN

FILED
ENTERED 12-23-81
JANICE W. JORDAN
CLERK AND MASTER

LINDA RICKETTS KNOBLER )
)
-V- ) NO. 14668
)
DONALD GAY KNOBLER )

ORDER

It appearing to the Court that all of the real estate owned by the parties should be sold and that the attorneys for the respective parties should be empowered and authorized by this court to sell said real estate as soon as possible and to pay the proceeds of said sale into court,

IT IS THEREFORE, ORDERED, ADJUDGED AND DECREED that the real estate owned by the parties is hereby Ordered to be sold as soon as possible and that the attorneys for the respective parties, Carol L. McCoy and H. William Scott, III, are hereby ordered, empowered and authorized to sell said real estate, to sign the names of the parties to any necessary documents and to do all things necessary to effect sale of this real estate as soon as possible.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the proceeds of sale of said real estate be paid into the court pending further orders.

This 23rd day of December, 1981.

CHANCELLOR H. DENMARK BELL

CERTIFICATE OF SERVICE

I hereby certify that a copy of the foregoing Order has been mailed to all counsel in this cause, this the 23rd day of December, 1981.

JANICE W. JORDAN
CLERK AND MASTER

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WILLIAMSON COUNTY — STATE OF TENNESSEE.

Received for record the 30th day of Dec 1982

at 12:01 o'clock P M Noted in Note Book 32 page 179

and Recorded in _____ Book No. 430 page 920 State Tax

Paid _____ Fee _____ Recording Fee 18.00 Total _____

Receipt No. 42634 Witness my hand

J D Bennett, Register